

042.0

0006

0012.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

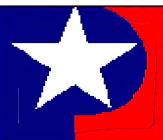
809,400 / 809,400

USE VALUE:

809,400 / 809,400

ASSESSED:

809,400 / 809,400


Patriot
Properties Inc.
PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
47		PALMER ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: VAUGHAN TERESA M/ TRUSTEE	
Owner 2: FRANCIS A VAUGHAN REVOCABLE	
Owner 3: LIVING TRUST	

Street 1: 47 PALMER ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

Postal: 02474	Type:
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PREVIOUS OWNER	
Owner 1: VAUGHAN F.T./TRUSTEES -	
Owner 2: TERESA/FRANCES TRUST -	
Street 1: 47 PALMER ST	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	

Postal: 02474	
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NARRATIVE DESCRIPTION	
This parcel contains .121 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1900, having primarily Clapboard Exterior and 2193 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 11 Rooms, and 5 Bdrms.	

OTHER ASSESSMENTS			
Code	Descrip/No	Amount	Com. Int

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)																											
Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5280	Sq. Ft.	Site			0	80.	1.10	1									462,722							462,700
Total AC/Ha: 0.12121	Total SF/SM: 5280	Parcel LUC: 101	One Family	Prime NB Desc: ARLINGTON	Total: 462,722	Spl Credit	Total: 462,700																				

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101	5280.000	346,700		462,700	809,400			29604
Total Card	0.121	346,700		462,700	809,400	Entered Lot Size		GIS Ref
Total Parcel	0.121	346,700		462,700	809,400	Total Land:		GIS Ref
Source:	Market Adj Cost		Total Value per SQ unit /Card:	369.08	/Parcel: 369.08	Land Unit Type:		Insp Date
								04/20/18

PREVIOUS ASSESSMENT								Parcel ID	042.0-0006-0012.0	Date
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	346,700	0	5,280.	462,700	809,400		Year end	12/23/2021
2021	101	FV	337,000	0	5,280.	462,700	799,700		Year End Roll	12/10/2020
2020	101	FV	337,100	0	5,280.	462,700	799,800	799,800	Year End Roll	12/18/2019
2019	101	FV	270,100	0	5,280.	491,600	761,700	761,700	Year End Roll	1/3/2019
2018	101	FV	269,100	0	5,280.	358,600	627,700	627,700	Year End Roll	12/20/2017
2017	101	FV	269,100	0	5,280.	312,300	581,400	581,400	Year End Roll	1/3/2017
2016	101	FV	269,100	0	5,280.	266,100	535,200	535,200	Year End	1/4/2016
2015	101	FV	255,300	0	5,280.	260,300	515,600	515,600	Year End Roll	12/11/2014

SALES INFORMATION								TAX DISTRICT			PAT ACCT.		
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes			
VAUGHAN F.T./T	72060-149	1	12/27/2018	Convenience		100	No	No					
VAUGHAN FRANCIS	50065-326		9/6/2007	Family		1	No	No					
	9886-526		1/1/1901	Family			No	No	N				

BUILDING PERMITS											ACTIVITY INFORMATION				
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name			
1/22/2018	67	Wood Dec	10,000	C					4/20/2018	Meas/Inspect	BS	Barbara S			

1/30/2009	Meas/Inspect	372	PATRIOT
2/15/2000	Mailer Sent		
2/15/2000	Meas/Inspect	197	PATRIOT
8/20/1993		EK	

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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